

PROPERTY LOCATION

No	Alt No	Direction/Street/City
56	-58	ADAMS ST, ARLINGTON

OWNERSHIP

Owner 1:	LORETI CHRISTOPHER P			
Owner 2:				
Owner 3:				
Street 1:	56 ADAMS STREET			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry:		Own Occ: Y
Postal:	02474		Type:	

PREVIOUS OWNER

Owner 1:			
Owner 2:			
Street 1:			
Twn/City:			
St/Prov:		Cntry:	
Postal:			

NARRATIVE DESCRIPTION

This parcel contains 4,950 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1922, having primarily Wood Shingle Exterior and 2963 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 12 Rooms, and 6 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.11364	Total SF/SM:	4950	Parcel LUC:	104	Two Family	Prime NB Desc:	ARLINGTON		Total:	454,802	Spl Credit		Total:	454,800
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	4950.000	557,600		454,800	1,012,400
Total Card	0.114	557,600		454,800	1,012,400
Total Parcel	0.114	557,600		454,800	1,012,400
Source:	Market Adj Cost	Total Value per SQ unit /Card:		341.68	/Parcel: 341.6

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	557,700	0	4,950.	454,800	1,012,500	1,012,500	Year End Roll	12/18/2019
2019	104	FV	414,900	0	4,950.	483,200	898,100	898,100	Year End Roll	1/3/2019
2018	104	FV	414,900	0	4,950.	352,500	767,400	767,400	Year End Roll	12/20/2017
2017	104	FV	388,700	0	4,950.	307,000	695,700	695,700	Year End Roll	1/3/2017
2016	104	FV	388,700	0	4,950.	261,500	650,200	650,200	Year End	1/4/2016
2015	104	FV	345,600	0	4,950.	255,800	601,400	601,400	Year End Roll	12/11/2014
2014	104	FV	345,600	0	4,950.	210,300	555,900	555,900	Year End Roll	12/16/2013
2013	104	FV	361,400	0	4,950.	200,100	561,500	561,500		12/13/2012

SALES INFORMATION

TAX DISTRICT

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

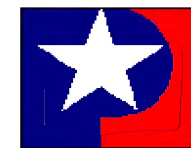
Date	Result	By	Name
10/7/2017	MEAS&NOTICE	HS	Hanne S
5/24/2013	Info Fm Prmt	EMK	Ellen K
3/14/2013	Inspected	BR	B Rossignol
1/23/2009	Meas/Inspect	189	PATRIOT
2/20/2000	Mailer Sent		
2/17/2000	Measured	268	PATRIOT
10/1/1991		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

__/__/__

Legal Description	User Acct
	21808
	GIS Ref
	GIS Ref
Entered Lot Size	
Total Land:	
Land Unit Type:	Insp Date
	10/07/17
031.0-0004-0009.0	!2605!



Patriot
Properties Inc.

USER DEFINED

	Prior Id # 1:	21808
	Prior Id # 2:	
	Prior Id # 3:	
9	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
5	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

PRINT

Date	Time
12/10/20	17:59:09

LAST REV

Date	Time
10/16/17	11:59:1
ekelly	
2605	

!2605!

